

Single Family Residence **RESIDENTIAL**

8501 FERN BLUFF AVE

ROUND ROCK, TX 78681

\$498,775 TopHap Estimate · \$219 / ft² · confidence 95 · as of Jun 23, 2026



2

BATHS

2,277 ft²

LIVING AREA

0.22 ac

LOT SIZE

1993

YEAR BUILT

2

STORIES

1

PARKING

VALUATION

\$499K

\$474K low

\$524K high

Est. Owner Equity

\$498,775

TAX & ASSESSMENT

Property Tax	\$7,610 (2025)
Assessed Value	\$516,421
Previous Assessed	\$516,421
Assessor Market Value	\$516,421

PROPERTY FACTS

Property Type	Single Family Residence
County	Williamson
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 27 ft²

Porch · 350 ft²

CLIMATE RISK

35 FLOOD	39 WILDFIRE	99 HEAT	48 STORM	46 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 25, 2023	Financing	Intrafamily Transfer			\$200K
May 10, 2021	Financing	Warranty Deed			
Mar 1, 2019	Recorded document	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fern Bluff Elementary School	Elementary	PK–5	0.4 mi
Round Rock High School	High	9–12	1.6 mi
Chisholm Trail Middle School	Middle	6–8	1.7 mi

District: Round Rock Independent School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 78681

44 CRIME INDEX	86 AIR POLLUTION	72,545 POPULATION	\$127K MEDIAN IN-COME	67°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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